BILL GARRETT, Davidson County
Trans:T20100051172 DEEDWARRSP
Recvd: 08/18/10 08:10 2 pgs
Fees:13.00 Taxes:473.60
20100818-0065100

Prepared By and ~~Return to:~~
LandCastle Title, LLC
3343 Aspen Grove Drive, Suite 240
Franklin, TN 37067-2908
File Number: NSR-100700360A

Please Return To:
Limestone Title & Escrow, LLC
6409 Maryland Way, Suite 190
Brentwood, TN 37027

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS: Charline R. Roberts	SEND TAX BILL TO: Charline R. Roberts	MAP/PARCEL NUMBERS: 150-02-0-399.00
(Name)	(Name)	
1216 Charlton Drive	Same address	
(Address)	(Address)	
Antioch, TN 37013	as new owner	
(City) (State) (Zip)	(City) (State) (Zip)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Aurora Loan Services, LLC, Grantor, has this day bargained and sold, and does hereby transfer and convey unto (~~--~~ ** , the Grantees herein, their successors, heirs and assigns, that certain Charline Renae Roberts, an unmarried woman
X improved ~~unimproved~~ real estate located at 1216 Charlton Drive, Antioch, TN, 37013, in Davidson County, Tennessee, described in Exhibit A attached hereto.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the Grantees their successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth in Exhibit B attached hereto.

We further covenant and bind ourselves, our successors and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, by no others.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

(Continuation of Special Warranty Deed)

Witness our hand as of the 7-19-10, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers as of said day and date.

Aurora Loan Services, LLC By LPS Asset Management Solutions, Inc., as attorney in fact

By: _____

Name: Norma J. Dudgeon, AVP

Its: _____

State of Colorado
County of _____

Norma J. Dudgeon, AVP

This day personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid who acknowledged to me that she/he is AVP (Title of person signing) of LPS Asset Management Solutions, Inc. (Name of Company), the attorney-in-fact for Aurora Loan Services, LLC, and that in its capacity as attorney-in-fact for Aurora Loan Services, LLC she/he executed, signed and delivered the above and foregoing instrument after having been authorized by Aurora Loan Services, LLC and the attorney-in-fact for said Grantor to do so.

Given under my hand and seal this the 19 day of July, 2010

_____
Notary Public

My Commission Expires: _____

HEIDI E. DiSANO
NOTARY PUBLIC
STATE OF COLORADO
My Commission Expires 06/17/2013

State of Tennessee
County of Williamson

The actual consideration or value, whichever is greater, for this transfer is $ 127,999.00

_____
Affiant

Subscribed and sworn to before me this 7/28/10.

_____
Notary Public

My Commission Expires: 9/25/10

RE: 1216 Charlton Drive, Antioch, TN 37013

JANE GRAZER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN
NSR-100700360A
07/16/10 @ 12:04 PM

TN_RBO_SpecialWarrantyDeed(rev).rdw
JMP / DS LD 01/17/2010 rev.

EXHIBIT A

Land in Davidson County, Tennessee, being Lot 9, Section 3, Percy Priest Meadows, as shown on plat of record in Plat Book 6250, Page 856, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Aurora Loan Services LLC by deed from Nationwide Trustee Services LLC, dated 04/22/2010 and filed for record on 05/04/2010, of record in Instrument # 20060119-0007287, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Joshua Steely by deed from Stephen B Moore and wife, Pamela S Moore, dated 01/13/2006 and filed for record on 01/19/2006, of record in Instrument # 201005040033662, Register's Office for Davidson County, Tennessee.